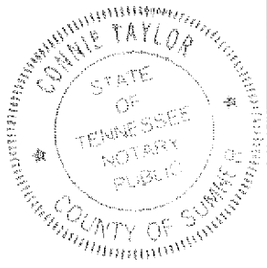
Davidson County DEEDWARR
Recvd: 08/04/14 07:37 3 pgs
Fees:18.00 Taxes:888.00
20140804-0069340

Warranty Deed



STATE OF TENNESSEE
COUNTY OF DAVIDSON

The actual consideration or value, whichever is greater, for this transfer is $240,000.00.

Affiant

Subscribed and sworn to before me, this the 28th day of July, 2014.

Notary Public

My commission expires: 9/21/2015

THIS INSTRUMENT WAS PREPARED BY
WAGON WHEEL TITLE
202 SOUTH 11TH STREET
NASHVILLE, TN 37206
615.650.5100

Address of New Owner(s) as follows:	Send Tax Bills To:	Map/Parcel Numbers:
Jayme Yeo	Farmington Mortgage	
1309 Haysboro Ave.	2002 Richard Jones Road, Suite 300A	06104007700
Nashville, TN 37216	Nashville, TN 37215	

FOR AND IN CONSIDERATION OF THE SUM OF ONE DOLLAR ($1.00), CASH IN HAND PAID BY THE HEREINAFTER NAMED GRANTEE(S), AND OTHER GOOD AND VALUABLE CONSIDERATIONS, THE RECEIPT OF WHICH IS HEREBY ACKNOWLEDGED, I/WE, **GEORGE COMEAUX, UNMARRIED AND, AMANDA CONNOLLY, UNMARRIED**, HEREINAFTER CALLED THE GRANTOR(S), HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO **JAYME YEO,*** HEREINAFTER CALLED THE GRANTEE(S), HIS/HER/THEIR HEIRS AND ASSIGNS, A CERTAIN TRACT OR PARCEL OF LAND IN DAVIDSON COUNTY, STATE OF TENNESSEE, DESCRIBED AS FOLLOWS, TO-WIT:

* an unmarried Woman

Land in Davidson County, Tennessee, being Lot No. 12, Block B, on the Plan of the Map of Hayesboro Development Company, Hayesboro Subdivision a part of The Marina McGaugney Property of record in Plat Book 1130, Page 47, in the Register's Office for Davidson County, Tennessee, to which Plan reference is hereby made for a more complete description of the property.

Being the same property conveyed to Kenneth L. Saefkow, unmarried by deed from Mary E. Hunter and husband, Warner J. Hutton of record in Instrument No. 20061220-0156716 Register's Office for Davidson County, Tennessee, dated December 20, 2006 and recorded on December 20, 2006.

Being the same property conveyed to George Comeaux, unmarried and Amanda Connolly, unmarried by deed from Kenneth L. Saefkow, unmarried of record in Instrument No. 20130416-0037984 Register's Office for Davidson County, Tennessee, dated April 12, 2013 and recorded on April 16, 2013.

This conveyance is subject to all restrictions, easements and planning documents of record, and current year's taxes and subsequent years, a lien not yet due and payable.

This is improved property known as 1309 Haysboro Avenue, Nashville, TN 37216.

TO HAVE AND TO HOLD the said tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging, to the said GRANTEE(S), his/her/their heirs

and assigns forever; and I/we do covenant with the said GRANTEE(S) that I/we are lawfully seized and possessed of said land in fee simple, have a good right to convey it and the same is unencumbered, unless otherwise herein set out; and I/we do further covenant and bind myself/ourselves, my/our heirs and representatives, to warrant and forever defend the title to the said land to the said GRANTEE(S), his/her/their heirs and assigns, against the lawful claims of all persons whomsoever.

Wherever used, the singular number shall include the plural, the singular, and the use of any gender shall be applicable to all genders.

WITNESS MY/OUR HANDS EFFECTIVE AS OF THE 28th day of July, 2014.

George Comeaux

Amanda Connolly

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, the undersigned, a Notary Public in and for the County and State, the within named George Comeaux and Amanda Connolly, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who, upon oath, acknowledged that he/she executed the foregoing instrument for the purposes therein contained.

Witness my hand and seal this 28th day of July, 2014.

ANGIE L. LAWLESS
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY
My Commission Expires July 2, 2018

Notary Public

My Commission Expires:

True Copy Certification

I, Daniel Heard, do hereby make oath that I am a licensed attorney and/or the custodian of the electronic version of the attached document tendered for registration herewith and that this is a true and correct copy of the original document executed and authenticated according to law.

Signature

State of Tennessee

County of Williamson

Personally appeared before me, Connie Taylor, a notary public for this county and state, Daniel Heard who acknowledges that this certification of an electronic document is true and correct and whose signature I have witnessed.

Notary's Signature

My Commission Expires: 9/21/2015

Notary Seal

